BOOK 7602 PAGE 263

This Instrument Prepared By:
Barry W. Bedford, Attorney
Suite 201, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203

Address of New Owner(s):
David H. Van Buren, et ux
4314 Glen Eden Drive
Nashville, TN 37205

Mortgagee:
First American
National Bank
First American Center
Nashville, TN 37237

Map-Parcel No.:
116-15-032

WARRANTY DEED

8143 07/19 0101 03CHECK 706.10

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, RUSSELL S. WINER and wife, TOBY R. WINER, ("Grantors") have this day bargained and sold, and do hereby transfer and convey to DAVID H. VAN BUREN and wife, KAREN L. VAN BUREN, ("Grantees"), their heirs, successors and assigns, land in Davidson County, Tennessee, fully described as follows:

LAND in Davidson County, Tennessee, being Lot No. 3 of Block 7 on the Re-Subdivision of parts of Royal Oaks, of record in Book 974, page 4, said Register's Office, to which reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Russell S. Winer and wife, Toby R. Winer, by deed from Pete Knestrick and wife, Janice H. Knestrick, of record in Book 6368, page 466, Register's Office for Davidson County, Tennessee.

THIS is improved property known as 4314 Glen Eden Drive, Nashville, Tennessee 37218.

THIS conveyance is subject to 1988 property taxes which have been prorated and assumed by the Grantees.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees and their heirs, successors and assigns, forever.

AND Grantors covenant that they are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as herein set out.

Grantors further covenant and binds themselves, their heirs, successors and assigns to warrant and forever defend the title to said real estate to said Grantees, their heirs, successors and assigns against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this instrument on this 14TH day of July, 1988.

X Russell S. Winer
RUSSELL S. WINER

X Toby R Winer
TOBY R. WINER

50199

IDENTIFICATION

Jul 19 8 15 AM '88

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me personally appeared RUSSELL S. WINER and wife, TOBY R. WINER, to me known or proved to me on the basis of satisfactory evidence to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and and seal, this 14th day of July, 1988.

Barry W. Bedford
Notary Public

My commission expires: 11-12-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

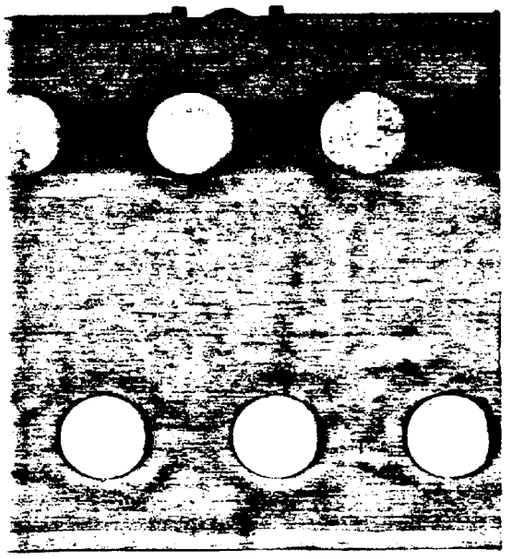
The actual consideration or value, whichever is greater, for this transfer is $212,000.00.

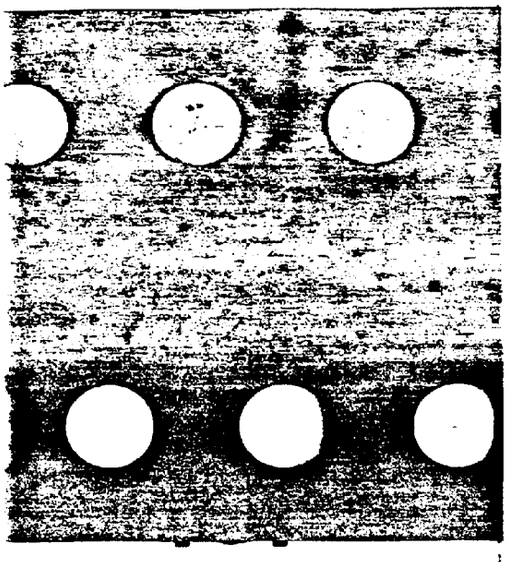
Barry W. Bedford
AFFIANT

SUBSCRIBED TO AND BEFORE ME, THIS 14th DAY OF JULY, 1988.

Tammy Norris
NOTARY PUBLIC

My Commission Expires: 9-11-90





OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 212000.00
				CON TX 699.60
				PRFEE 0.50
				WDEED 6.00
				TOTAL 706.10
				CHECK 706.10
07/19/88	01			08:17 0001 8143

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50199

IDENTIFICATION REFERENCE

JUL 19 8 15 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 113956